

**City of Franklin**  
**Plan Commission Meeting**  
**April 21, 2011**  
**Minutes**

Approved  
May 5, 2011

**CALL TO ORDER**

- I. Mayor Taylor called the April 21, 2011 regular Plan Commission meeting to order at 7:00 p.m. in the Council Chambers at Franklin City Hall, 9229 West Loomis Road, Franklin, Wisconsin.

Present were Alderman Skowronski and Commissioners Bennett, Fowler, Haley, Michlig and Ritter. Excused was City Attorney Wesolowski. Also present were Planning Manager Dietl and Senior Planner Fuchs.

**MINUTES**

Regular Meeting April 7, 2011

**II.**

- A. Commissioner Fowler moved and Alderman Skowronski seconded approval of the April 7, 2011 minutes of the regular meeting of the Plan Commission as presented. On roll call, Commissioners Ritter, Haley, Fowler and Alderman Skowronski voted 'aye'; Commissioners Michlig and Bennett abstained. Motion carried.

**PUBLIC HEARINGS and BUSINESS ITEMS**

**Lulu's Dog Pawlour, LLC (Dog Grooming with Pet Supply Retail Sales Business)**

**Property:** 7129 South 76th Street;  
Tax Key Nos. 755-0038-001, 755-0199-000 and 755-0200-000

**Zoning:** B-3 Community Business District

**Regarding: 1. (Special Use) (Public Hearing)**

A RESOLUTION IMPOSING CONDITIONS AND RESTRICTIONS FOR THE APPROVAL OF A SPECIAL USE FOR A DOG GROOMING WITH PET SUPPLY RETAIL SALES BUSINESS USE UPON PROPERTY LOCATED AT 7129 SOUTH 76TH STREET

**III.**

- A. Planner Fuchs read the Official Notice of Public Hearing for an amendment to Special Use into the record. The Public Hearing was opened at 7:03 p.m. and closed at 7:03 p.m.

Planning Manager Dietl presented the application to the Plan Commission.

Commissioner Fowler moved and Alderman Skowronski seconded a motion to recommend approval of a resolution imposing conditions and restrictions for the approval of a Special Use for a dog grooming with pet supply retail sales business use upon property located at 7129 South 76th Street. All voted 'aye', motion carried.

**City of Franklin (Unified Development Ordinance Text Amendment Related to Pet Services Uses)**

**Property:** City-wide

**Zoning:** VB Village Business District, B-2 General Business District, B-3 Community Business District, B-5 Highway Business District and OL-2 General Business Overlay District

**Regarding: 1. (Unified Development Ordinance Text Amendment) (Public Hearing) AN ORDINANCE TO AMEND**

THE UNIFIED DEVELOPMENT ORDINANCE TEXT AT TABLE 15-3.0603 STANDARD INDUSTRIAL CLASSIFICATION TITLE NO. 742 "VETERINARY SERVICES, SPECIALTIES", TO ALLOW FOR SUCH USE AS A SPECIAL USE IN THE VB VILLAGE BUSINESS DISTRICT; STANDARD

- B. Planner Fuchs read the Official Notice of Public Hearing for Unified Development Ordinance Text Amendment into the record. The Public Hearing was opened at 7:09 p.m. and closed at 7:09 p.m.

Planning Manager Dietl presented the application to the Plan Commission.

Alderman Skowronski moved and Commissioner Haley seconded a motion to recommend approval of an ordinance to amend the Unified Development Ordinance text at Table 15-3.0603 Standard Industrial Classification Title No. 742 "Veterinary Service Specialties", to allow for such use as a Special Use in the VB Village Business District; Standard Industrial Classification Title No. 752 "Animal Specialty Services", to allow for such use as a Special Use in the B-2 General Business District, B-3 Community Business District, B-5 Highway Business District, VB Village Business District and OL-2 General Business Overlay District; and Standard Industrial Classi-

INDUSTRIAL CLASSIFICATION TITLE NO. 752 "ANIMAL SPECIALTY SERVICES", TO ALLOW FOR SUCH USE AS A SPECIAL USE IN THE B-2 GENERAL BUSINESS DISTRICT, B-3 COMMUNITY BUSINESS DISTRICT, B-5 HIGHWAY BUSINESS DISTRICT, VB VILLAGE BUSINESS DISTRICT AND OL-2 GENERAL BUSINESS OVERLAY DISTRICT; AND STANDARD INDUSTRIAL CLASSIFICATION TITLE NO. 5999 "MISCELLANEOUS RETAIL STORES, NOT ELSEWHERE CLASSIFIED", TO ALLOW FOR SUCH USE AS A PERMITTED USE IN THE B-5 HIGHWAY BUSINESS

**City of Franklin (Unified Development Ordinance Off-Street Parking Space and On-Site Queuing Requirements Revisions)**

**Property:** City-wide

**Zoning:** City-wide

**Regarding: 1. (Unified Development Ordinance Text Amendment) (Public Hearing)** AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT ORDINANCE TEXT TO AMEND SECTION 15-5.0203 AND TABLE 15-5.0203 TO REDUCE OFF-STREET PARKING SPACE AND ON-SITE QUEUING REQUIREMENTS FOR NON-RESIDENTIAL USES

**City of Franklin (Unified Development Ordinance Text Amendments to Division 15-9.0300 in Accordance With the State Statute Changes Set Forth in 2009 Wisconsin ACT 376)**

**Property:** City-wide

**Zoning:** City-wide

**Regarding: 1. (Unified Development Ordinance Text Amendment) (Public Hearing)** AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT ORDINANCE TEXT TO AMEND DIVISION 15-9.0300 AND RELATED PROVISIONS TO COMPLY WITH 2009 WISCONSIN ACT 376 PROVISIONS RELATING TO MODIFICATIONS TO PLATTING PROCESS REQUIREMENTS FOR SUBDIVIDERS, INCLUDING, BUT NOT LIMITED TO APPROVAL TIMING, DEVELOPMENT PHASING AND FINANCIAL SECURITY

fication Title No. 5999 "Miscellaneous Retail Stores, not elsewhere classified", to allow for such use as a Permitted Use in the B-5 Highway Business District, with the deletion of Title No. 752 only as it pertains to the VB Village Business District. All voted 'aye', motion carried.

- C. Planner Fuchs read the Official Notice of Public Hearing for Unified Development Ordinance Text Amendment into the record. The Public Hearing was opened at 7:19 p.m. and closed at 7:19 p.m.

Planning Manager Dietl presented the application to the Plan Commission.

Commissioner Fowler moved and Commissioner Bennett seconded to recommend approval of an ordinance to amend the Unified Development Ordinance text to amend Section 15-5.0203 and Table 15-5.0203 to reduce off-street parking space and on-site queuing requirements for non-residential uses with the content as presented to the Commission on April 21, 2011. All voted 'aye', motion carried.

- D. Planner Fuchs read the Official Notice of Public Hearing for Unified Development Ordinance Text Amendment into the record. The Public Hearing was opened at 7:35 p.m. and closed at 7:35 p.m.

Planning Manager Dietl presented the application to the Plan Commission.

Commissioner Ritter moved and Commissioner Haley seconded a motion to recommend approval of an ordinance to amend the Unified Development Ordinance text to amend Division 15-9.0300 and related provisions to comply with 2009 Wisconsin Act 376 provisions relating to modifications to platting process requirements for subdividers, including, but not limited to approval timing, development phasing and financial security. All voted 'aye', motion carried.

**City of Franklin (Department of City Development Annual Report)**

**Property:** N/A

**Zoning:** N/A

**Regarding: 1.** City Development Department 2010 activity overview related to review of permits and applications, special projects, and community growth issues (2006 through 2010 overview included)

**Status Report on the Mayoral Ad Hoc Development Process Review Committee**

**City of Franklin (Comprehensive Master Plan)**

**Property:** N/A

**Zoning:** N/A

**Regarding: 1.** Status report on the implementation of the City of Franklin 2025 Comprehensive Master Plan

**City of Franklin (Franklin Trails Committee)**

**Property:** City-wide

**Zoning:** City-wide

**Regarding: 1.** Status report

**ADJOURNMENT**

E. Alderman Skowronski moved and Commissioner Fowler seconded a motion to table the Department of City Development Annual Report and directed Commissioner Michlig to assist Planning staff in re-drafting the report. All voted 'aye', motion carried.

F. No action was taken on the Mayoral Ad Hoc Development Process Review Committee.

G. No action was taken on the implementation of the City of Franklin 2025 Comprehensive Master Plan.

H. Commissioner Fowler discussed the status of the Franklin Trails Committee.

No action was needed, none taken.

IV. Commissioner Ritter moved and Commissioner Bennett seconded to adjourn the meeting at 8:26 p.m. All voted 'aye'; motion carried.